

# 2006 Annual Report

## Michigan State Tax Commission

February 5, 2007



## About the State Tax Commission

The State Tax Commission was created by Act 360 of 1927 and is charged with providing general supervision of the administration of the property tax laws of the State of Michigan. The Commission provides assistance, advice and counsel to the assessing officers of the state as deemed necessary and essential in the proper administration of the laws governing the assessment and levying of property taxes. Appendix 1 provides a list of the Public Acts for which the Commission administers property tax related functions. The Commission is comprised of three members appointed by the Governor with the advice and consent of the Senate. Biographical information about the Commission members is included in Appendix 2. Submission of this annual report is mandated by MCL 211.151.

## Summary of Primary Responsibilities

With the primary objective of the Commission being the fair and consistent administration of the property tax laws of the state, the work of the Commission encompasses a variety of functions and involves direct interaction with all 83 Michigan counties and the townships and cities within each county. The following summarizes key components of the work of the Commission.

### ➤ **State Equalized Valuations**

The Commission reviews and approves the state equalized valuation for each of six separately equalized classifications of property for each of the 83 counties on an annual basis. The state equalized valuation is used in calculating the taxable valuations, which are the legal tax base for the levy of all authorized property taxes. The recommended state equalized valuations are prepared by staff of the Bureau of Local Government Services, Assessment and Certification Division, after assembling, reviewing and analyzing statistical projections, summaries, property descriptions, and other data received from each county equalization department. Each county must prepare and submit an annual equalization study for this purpose.

### ➤ **Assessment of State Assessed Properties**

As required by MCL 207.1 – 207.21, the Commission annually adopts assessed and taxable valuations and prepares the tax roll for railroad, telephone, telegraph, and railroad car line companies. Because the assets and properties of these entities may be located throughout the State and in order to provide one tax bill for each company, assessment is made at the state rather than the local level.

### ➤ **Omitted and Incorrectly Reported Property**

In accordance with MCL 211.154, the Commission receives, reviews and processes notifications of omitted and incorrectly reported real or personal property for the purpose of placing these properties on the assessment rolls. Notifications of omitted or incorrectly reported real or personal property may be received from the local assessing officers or from individual taxpayers.

➤ **Valuation of DNR-Owned Lands**

Public Act 513 of 2004 provided that, starting in 2005, the State Tax Commission shall provide a report to local governmental of Taxable Values of certain purchased lands owned by the Department of Natural Resources. This changed from the former requirement to provide the true cash values of those properties. The valuations certified by the Commission include recreational lands, timber-lands, state forest lands and similar lands purchased after 1933. The Commission does not place a valuation on “swamp tax” lands; a specific tax is paid on these lands.

➤ **Administrative, Certification, and Information Services**

A variety of duties are involved in the administration of property tax related functions of the Public Acts within the jurisdiction of the Commission (Appendix 1), including:

- ❖ Prepare, approve, process and issue various forms, applications, certificates, technical guidance bulletins, memoranda, instructional training materials and manuals for dissemination to property owners, attorneys, county equalization directors, assessors and other tax officials. Provide and assist in organizing formal training schools for these individuals. Approve certification for qualified personal property examiners of local governmental units and county equalization departments.

The State Tax Commission Advisory Group was created in 2002 to review and provide input on proposed bulletins, rules, guidelines and other interpretive documents. The seven member advisory group is composed of the chair of the State Tax Commission, the director of Treasury's Bureau of Local Government Services, one individual representing individual or residential taxpayers, and one individual from each of the following organizations whose purpose directly involves taxation of real and personal property: Michigan Assessors' Association, Michigan Association of Equalization Directors, Michigan Manufacturer's Association, and the Michigan Chamber of Commerce.

- ❖ Review complaints received from local assessors or individual taxpayers regarding assessment practices in local assessing units. Complaints may be assigned to staff to review for any improper or illegal activities or actions by any assessing unit in the state. Following a review, a report is provided to the Commission to mandate and oversee necessary corrective action.
- ❖ Oversee and maintain direct involvement in any additional property tax matters as provided by statute including investigation and arbitration of classification appeals, administration of the Tax Increment Finance Act, and review and approval or denial of applications for any of the statutory exemption programs such as Air Pollution Control, Water Pollution Control, etc.

# 2006 Accomplishments

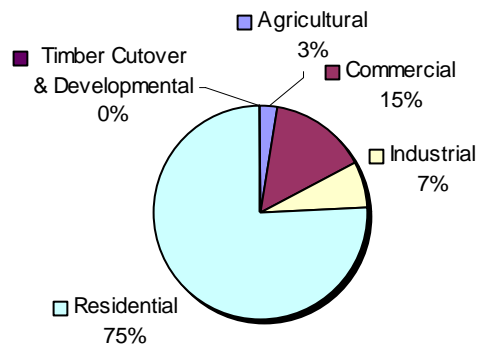
As required by MCL 211.149, the State Tax Commission met in formal session 18 times during calendar year 2006. The Commission follows the requirements of the Open Meetings Act relating to meetings held by public bodies. The agenda and minutes for each meeting are on the Commission Web page at [www.michigan.gov/treasury](http://www.michigan.gov/treasury).

## ✓ State Equalized Valuations

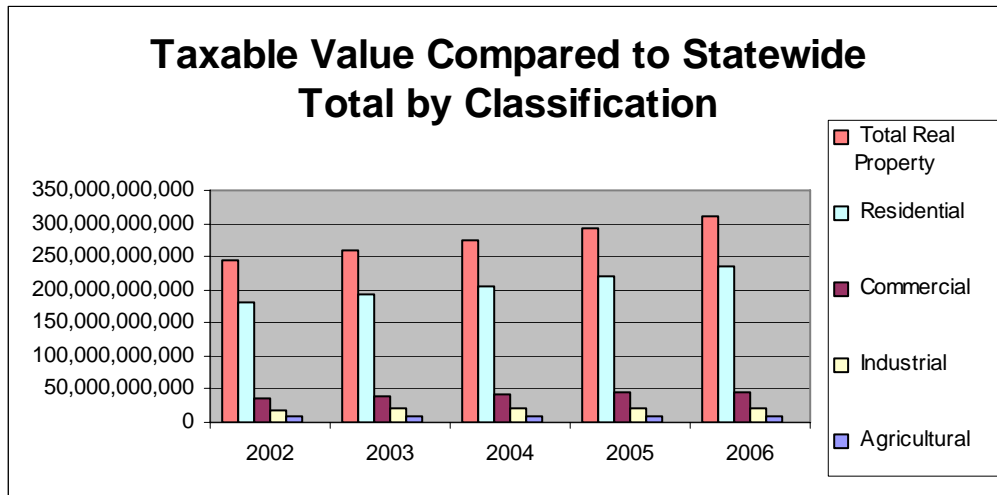
The State Tax Commission finalized and approved the 2006 state equalized valuations for each property classification by county (Appendix 3) on May 22, 2006, as required by MCL 209.4. The total statewide summary is provided in the table below.

<b>2006 State Equalized Valuation and Taxable Valuation State-Wide Classification Summary</b>		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$16,624,024,168	\$8,318,089,411
Commercial	\$59,155,491,285	\$46,241,418,568
Industrial	\$25,387,479,560	\$21,548,522,986
Residential	\$305,585,093,273	\$235,415,312,805
Timber - Cutover	\$389,308,402	\$148,564,733
Developmental	\$642,946,385	\$277,798,454
<b>Total Real Property</b>	<b>\$407,784,343,073</b>	<b>\$311,949,706,957</b>
<b>Total Personal Property</b>	<b>\$28,636,911,872</b>	<b>\$28,596,054,092</b>
<b>Total Real &amp; Personal Property</b>	<b>\$436,421,254,945</b>	<b>\$340,545,761,049</b>

## 2006 Taxable Value by Classification

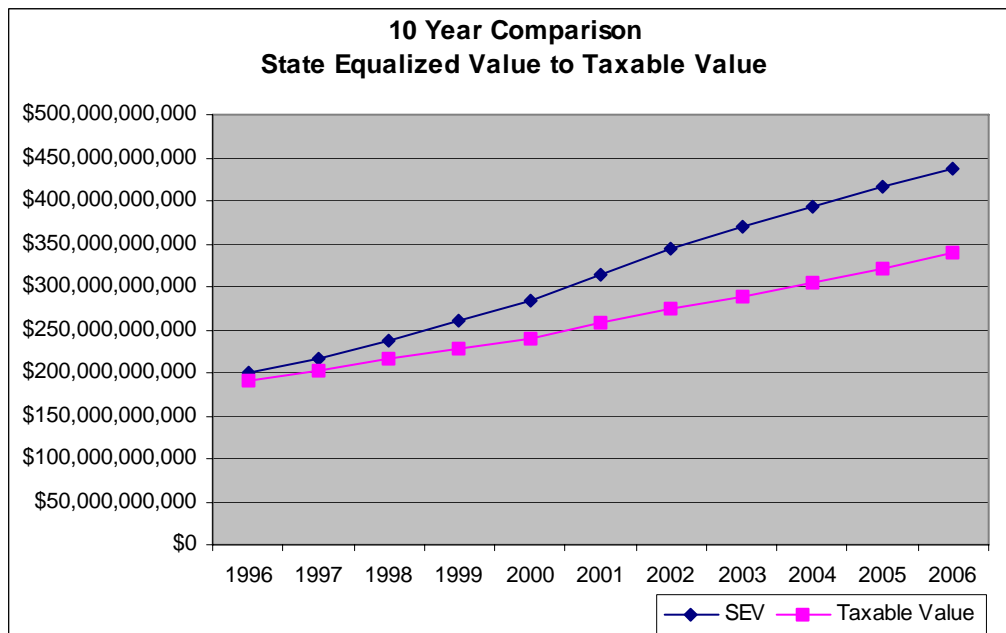


This report includes a five-year history of state equalized valuations and taxable valuations for each property classification in Appendix 4. The bar graph below illustrates the comparison of taxable valuation of each classification to the statewide total taxable valuation over a five-year period.



Note: Total Taxable Valuations for the Timber-Cutover and Developmental classifications are negligible as a percentage of the total of all classifications and do not appear on the graph.

Prior to 1994, property was assessed and taxed at 50 percent of true cash value. Beginning in 1994, Proposal A established the concept of taxable valuation to provide for the levy of property taxes on a value which cannot increase from year to year by more than 5 percent, or the rate of inflation, whichever is less, until a transfer of ownership occurs. The following graph depicts the growing divergence between taxable value and state equalized value.



The following table provides the total state wide annual tax levy based on taxable valuation for the last five years.

Year	Taxable Valuation	Total Tax Levied
2002	\$275,040,862,977	\$11,033,306,826
2003	\$288,259,666,141	\$11,269,973,775
2004	\$304,697,456,310	\$12,190,159,841
2005	\$321,859,050,427	\$12,827,379,130
2006	\$340,545,761,049	**

\*2006 tax levied not available until June 2006

#### ✓ **Assessment of State Assessed Properties for State Board of Assessors**

As required by MCL 207.1 - 207.21, the Commission adopted the assessed and taxable valuation of railroads, telephone companies and railroad car loaning companies. Appendix 5 provides a 5-year history.

#### ✓ **Omitted and Incorrectly Reported Property**

The Commission acted on over 4800 petitions regarding omitted or incorrectly reported real and personal property in 2006. The Commission eliminated the backlog of 154 petitions during 2006. Petitions are received from local assessors or individual taxpayers. The following table indicates the total number of petitions acted upon by the Commission in each of the last five years.

Petition Type	2002	2003	2004	2005	2006
<b>Non-Concurrence</b>	472	988	1349	2169	2939
<b>Concurrence</b>	777	985	2032	2347	1901
<b>Total</b>	<b>1304</b>	<b>2072</b>	<b>3549</b>	<b>4516</b>	<b>4840</b>

Note: Non-Concurrence = property owner/taxpayer did not agree with the local assessor  
Concurrence = property owner/taxpayer agreed with local assessor

The actions taken by the Commission on petitions involving omitted or incorrectly reported real or personal property have resulted in considerable net increases in taxable valuation being added to the property tax assessment rolls statewide.

Year	State Wide Increase In Taxable Valuation
2002	\$ 26,188,057
2003	\$ 43,449,529
2004	\$236,804,108
2005	\$415,509,296
2006	\$341,432,810
<b>Total</b>	<b>\$1,063,383,800</b>

### ✓ **Valuation of DNR-Owned Lands**

DNR owned lands were valued as required by statute (MCL 324.2150—324.2154). Due to statutory changes, true cash value and state equalized value for DNR properties are no longer calculated.

Year	Total Acreage (Estimated)	Total True Cash Value	Total State Equalized Valuation	Total Taxable Valuation	Total Summer Tax	Total Winter Tax	Total Annual Tax
2002	1,008,486	\$1,546,815,600	\$773,407,800	\$372,489,554	\$2,164,946	\$7,281,768	\$9,446,714
2003	1,014,215	\$1,874,108,230	\$937,054,115	\$383,502,169	\$3,295,711	\$5,916,373	\$9,212,084
2004	1,019,076	\$2,907,217,600	\$1,453,608,800	\$393,792,780	\$3,929,297	\$6,029,645	\$9,958,942
2005	1,021,177	\$3,263,955,639	\$1,631,977,818	\$393,574,412	0	\$4,180,368	\$4,180,368
2006	1,024,173	N/C	N/C	\$397,396,990	N/A	N/A	N/A

N/A – Information was not available at time of printing of this report.

N/C – No longer calculated.

### ✓ **Administrative, Certification, and Information Services**

1. The Commission issued 18 Bulletins in 2006, several of which are annual updates of prior bulletins to correspond to the current year. Appendix 6 provides a complete list of the 2006 Commission Bulletins, including title and subject matter.
2. In 2006, the Commission formally referred 8 complaints concerning assessment practices in various cities, townships and counties to field staff for review. Numerous other complaints were handled administratively therefore reducing the time to respond and close complaints.
3. Occasionally, the Commission must assume the jurisdiction of the assessment roll of a local unit as provided by MCL 211.10(f). In 2006, the Commission assumed jurisdiction of the roll for seven local units. The Commission assumed the assessment roll for Interior Township, Ontonagon County because the assessor was not certified at the proper level to certify the assessment roll. The Commission is awaiting completion of a 14-point review before they return jurisdiction of the roll.

The Commission assumed jurisdiction of the 2005 and 2006 assessment rolls for the City of Birmingham, Oakland County due to inappropriate actions taken by the Board of Review. The Commission assumed jurisdiction of the roll for Columbia Township, Jackson County to fix errors in the roll. Finally, the Commission assumed jurisdiction of the rolls for Burt Township Alger County, Comins Township Oscoda County, Adams Township Arenac County and Torch Lake Township Houghton County for the local units failure of a 14-point review.

4. As provided by MCL 211.34c, in 2006 the Commission received 148 petitions of appeal property classifications from property owners or local assessors. The Commission continued new procedures adopted in 2005 to expedite the review and decision on classification appeals. Following field staff review of the petitions, the property owner is afforded an opportunity to meet with an internal review group to discuss their appeal. This group makes a final recommendation to the

Commission and the Commission makes a decision based on the written petition and the recommendations of staff and the assessor. This change in process allowed the Commission to make a final determination on all 2006 appeals before the end of the calendar year and to eliminate the prior year backlog.

<b>Year</b>	<b>Number of Classification Appeals Received</b>	<b>Number of Classifications Changed</b>
2002	120	7
2003	141	57
2004	108	12
2005	98	28
2006	148	77

5. The Commission continued the random 14-Point Review process as a way of evaluating the compliance of local units with the General Property Tax Act and State Tax Commission Rules. During 2006, 53 random reviews were conducted. Of the 53 local units reviewed, 19 failed the review, with 9 being substantially non-compliant and 10 being non-compliant. All units who fail the review are required to complete a corrective action plan and to undergo a follow up review to ensure compliance.

In addition to the random reviews, the Commission orders a 14-point review on every local unit that they have assumed jurisdiction of the assessment roll and sometimes orders reviews in order to evaluate complaints received. In 2006, in order to resolve complaints received, the Commission ordered that every unit in Menominee County undergo a 14-point review. Of the 16 units reviewed, 5 failed the review, with 3 being substantially non-compliant.

6. Issuance of Certified Personal Property Examiner certificates (MCL 211.22a) is an on-going annual process. The Commission issues or renews a certificate upon verification of the individual's qualifications. Certificates are valid for 5 years and are based on the state's fiscal year - October 1 thru September 30.

<b>Fiscal Year (10/1 through 9/30)</b>	<b>Number of Certified Personal Property Examiner Certificates Renewed or Issued</b>
2001-2002	255
2002-2003	276
2003-2004	370
2004-2005	303
2005-2006	257

7. As provided by various Public Acts, the Commission received and reviewed applications for each of the statutory exemption programs in 2006. Staff reviews the applications and make recommendations to the Commission to approve or deny the applications.



### 5 Year Summary of Exemption Certificates Granted

Type of Certificate	2002	2003	2004	2005	2006
Industrial Facility Exemptions	557	574	654	691	713
Air Pollution Control Exemptions	76	51	101	56	34
Water Pollution Control Exemptions	70	109	182	129	138
Obsolete Property Rehabilitation	12	28	34	46	47
Personal Property Exemptions	9	5	15	21	21
Neighborhood Enterprise New & Rehab	190	154	303	544	646
Neighborhood Enterprise Homestead*					2227
<b>Total</b>	<b>914</b>	<b>921</b>	<b>1289</b>	<b>1487</b>	<b>3826</b>

\*New in 2006

**STATE TAX COMMISSION  
2006 ANNUAL REPORT**

**Appendix Table of Contents**

<b>APPENDIX 1</b>	Public Acts under State Tax Commission Jurisdiction	Page I
<b>APPENDIX 2</b>	Members of the State Tax Commission	Page II
<b>APPENDIX 3</b>	2006 State Equalized Valuation by County & Classification	Page III
<b>APPENDIX 4</b>	State Wide State Equalized Valuation & Taxable Valuation by Classification - 5 Year Summary	Page VI
<b>APPENDIX 5</b>	5 Year Summary of State Assessed Properties	Page VIII
<b>APPENDIX 6</b>	2006 State Tax Commission Bulletins	Page IX

## APPENDIX 1

### **Public Acts under State Tax Commission Jurisdiction**

The State Tax Commission administers Public Act 206 of 1893, the General Property Tax Act, as amended, and also administers related functions as follows:

1. Air Pollution Control Exemptions - Act 250, P.A. 1965, as amended.
2. Water Pollution Control Exemptions - Act 222, P.A. 1974, as amended.
3. Industrial Facility Exemptions - Act 198, P.A. 1974, as amended.
4. Commercial Facility Exemptions - Act 255, P.A. 1978, as amended.
5. Solar, Wind and Water Exemptions - Act 135, P.A. 1976.
6. Multiple Housing Exemptions - Act 438, P.A. 1976, as amended.
7. Farmland and Open Space Exemptions - Act 116, P.A. 1974, as amended.
8. Utility Assessments and Average Tax Rate - Act 282, P.A. 1905.
9. Appraisal of Department of Natural Resources Properties - Act 91, P.A. 1925.
10. Mining Assessments - Act 66, P.A. 1963.
11. Personal Property Examiner Certification - Act 40, P.A. 1969.
12. State Revenue Sharing Program - Act 140, P.A. 1971, as amended.
13. Single Business Tax - Inventory Reimbursement - Act 228, P.A. 1975, as amended.
14. Railroad Abandoned Right of Way and Adjacent Land Sales – Act 85, P.A. 1984.
15. Neighborhood Enterprise Zones Act - Act 147, P.A. 1992.
16. Renaissance Zones.
17. Downtown Development Authority - Act 197, P.A. 1975.
18. Tax Increment Finance Authority - Act 450, P.A. 1980.
19. Local Development Finance Authority - Act 281, P.A. 1986.
20. Technology Park Districts - Act 385, P.A. 1984.
21. Review of Appraisals of Tax-Reverted State Lands - Act 60, P.A. 1995.
22. Obsolete Property Rehabilitation Act - Act 146, P.A. 2000.

## APPENDIX 2

### Members of the State Tax Commission

#### **Robert H. Naftaly**

Robert H. Naftaly has served as Chairperson of the State Tax Commission since May 9, 2003. Mr. Naftaly is the retired President and CEO of PPOM, an independent operating subsidiary of Blue Cross Blue Shield of Michigan (BCBSM). He also served as the Chief Operating Officer of BCBSM and, prior to that, as Vice President and General Auditor of Detroit Edison. Mr. Naftaly also served as Director of the Michigan Department of Management and Budget. Mr. Naftaly is a Certified Public Accountant.

#### **Douglas B. Roberts**

Douglas B. Roberts has served as a member of the State Tax Commission since January 1, 2003. Dr. Roberts has served as Director of the Office of State Employer, as both Deputy Director and Acting Director of the Department of Management and Budget, as Deputy Superintendent of Public Instruction, Director of the Senate Fiscal Agency, and as State Treasurer. Dr. Roberts received both his doctorate and master's degrees from Michigan State University.

#### **Frederick Morgan**

Frederick Morgan has served as a member of the State Tax Commission since January 24, 2006. Mr. Morgan has served a Chief Judge of the Michigan Tax Tribunal and as Chief Assessor for the City of Detroit. He also served as Midwest Director of Appeals for Myles Hoffert and Associates and as Head of Major Tax Appeals for Wayne County. Mr. Morgan received his business degree from the University of Detroit. Mr. Morgan is a Michigan Certified Assessment Evaluator Level IV.

## Appendix 3

### 2006 State Equalized Valuation by County and Classification

COUNTY	Agricultural	Commercial	Industrial	Residential	Timber Cutover	Developmental	Total Real Property	Total Personal Property	Total Real and Personal
ALCONA	\$44,874,400	\$35,594,600	\$12,614,800	\$891,907,599	\$0	\$0	\$984,991,399	\$25,515,500	\$1,010,506,899
ALGER	\$5,598,400	\$37,763,963	\$10,881,870	\$348,497,407	\$47,500	\$0	\$402,789,140	\$24,848,550	\$427,637,690
ALLEGAN	\$560,762,985	\$472,415,004	\$237,634,991	\$3,604,475,510	\$0	\$26,282,860	\$4,901,571,350	\$344,222,584	\$5,245,793,934
ALPENA	\$113,673,700	\$126,063,600	\$36,570,900	\$747,921,252	\$40,191,200	\$0	\$1,064,420,652	\$90,251,389	\$1,154,672,041
ANTRIM	\$110,440,450	\$106,922,945	\$11,168,400	\$2,372,147,610	\$0	\$0	\$2,600,679,405	\$72,994,595	\$2,673,674,000
ARENAC	\$92,676,955	\$52,457,050	\$9,015,000	\$560,741,747	\$0	\$0	\$714,890,752	\$28,780,452	\$743,671,204
BARAGA	\$9,408,452	\$16,223,255	\$14,750,994	\$196,513,873	\$28,544,870	\$0	\$265,441,444	\$18,160,694	\$283,602,138
BARRY	\$266,931,450	\$146,714,367	\$30,569,724	\$1,919,730,535	\$0	\$3,395,380	\$2,367,341,456	\$82,036,644	\$2,449,378,100
BAY	\$242,078,800	\$407,662,850	\$297,119,450	\$2,174,998,350	\$0	\$1,958,600	\$3,123,818,050	\$254,808,550	\$3,378,626,600
BENZIE	\$37,689,646	\$98,414,601	\$7,646,600	\$1,485,032,400	\$1,464,300	\$0	\$1,630,247,547	\$27,172,913	\$1,657,420,460
BERRIEN	\$480,531,377	\$738,307,092	\$696,551,685	\$5,459,355,008	\$0	\$0	\$7,374,745,162	\$430,518,989	\$7,805,264,151
BRANCH	\$351,271,119	\$172,464,827	\$32,657,306	\$968,361,529	\$0	\$162,860	\$1,524,917,641	\$108,350,430	\$1,633,268,071
CALHOUN	\$381,903,983	\$547,919,215	\$201,823,719	\$2,643,131,761	\$0	\$5,378,800	\$3,780,157,478	\$524,869,738	\$4,305,027,216
CASS	\$313,389,693	\$90,958,634	\$38,029,683	\$1,708,762,636	\$0	\$0	\$2,151,140,646	\$98,251,150	\$2,249,391,796
CHARLEVOIX	\$71,947,800	\$188,180,336	\$45,928,200	\$2,549,125,316	\$9,317,650	\$0	\$2,864,499,302	\$111,624,400	\$2,976,123,702
CHEBOYGAN	\$45,098,200	\$206,847,800	\$7,377,600	\$1,712,006,791	\$4,156,100	\$6,728,500	\$1,982,214,991	\$45,151,531	\$2,027,366,522
CHIPPEWA	\$48,141,800	\$149,130,182	\$18,642,300	\$977,061,879	\$0	\$0	\$1,192,976,161	\$55,038,400	\$1,248,014,561
CLARE	\$74,841,029	\$89,550,950	\$11,984,107	\$1,062,657,630	\$0	\$0	\$1,239,033,716	\$102,674,874	\$1,341,708,590
CLINTON	\$478,624,723	\$299,293,633	\$50,364,508	\$2,031,521,676	\$0	\$35,550,043	\$2,895,354,583	\$115,003,622	\$3,010,358,205
CRAWFORD	\$105,400	\$56,156,500	\$45,947,500	\$574,444,600	\$1,897,400	\$597,700	\$679,149,100	\$55,670,020	\$734,819,120
DELTA	\$37,672,153	\$134,854,168	\$45,473,603	\$923,882,482	\$681,809	\$94,980	\$1,142,659,195	\$170,618,975	\$1,313,278,170
DICKINSON	\$15,480,400	\$118,327,704	\$94,779,379	\$537,259,180	\$28,796,300	\$0	\$794,642,963	\$166,170,939	\$960,813,902
EATON	\$354,613,095	\$647,261,738	\$184,498,090	\$2,636,615,877	\$0	\$24,690,000	\$3,847,678,800	\$224,133,813	\$4,071,812,613
EMMET	\$55,309,700	\$401,256,000	\$29,097,100	\$3,149,991,650	\$0	\$4,898,400	\$3,640,552,850	\$108,270,750	\$3,748,823,600
GENESEE	\$184,566,380	\$2,348,990,420	\$508,187,270	\$9,771,543,578	\$0	\$6,497,100	\$12,819,784,748	\$876,042,619	\$13,695,827,367
GLADWIN	\$83,706,484	\$53,708,400	\$10,279,075	\$1,053,063,600	\$0	\$0	\$1,200,757,559	\$34,498,418	\$1,235,255,977
GOGEBIC	\$629,859	\$44,029,226	\$7,493,718	\$464,097,436	\$27,359,456	\$0	\$543,609,695	\$58,023,542	\$601,633,237
GR. TRAVERSE	\$157,937,164	\$1,011,150,172	\$80,239,521	\$3,964,980,260	\$0	\$0	\$5,214,307,117	\$255,575,931	\$5,469,883,048
GRATIOT	\$369,774,682	\$98,381,647	\$25,367,652	\$565,925,585	\$0	\$0	\$1,059,449,566	\$73,150,732	\$1,132,600,298
HILLSDALE	\$411,911,007	\$109,355,437	\$38,628,546	\$1,050,218,707	\$0	\$1,937,520	\$1,612,051,217	\$96,057,796	\$1,708,109,013
HOUGHTON	\$31,313,753	\$120,937,611	\$7,191,551	\$641,122,195	\$28,768,981	\$0	\$829,334,091	\$43,617,546	\$872,951,637
HURON	\$615,427,600	\$131,506,400	\$42,264,000	\$1,125,989,500	\$0	\$0	\$1,915,187,500	\$76,554,200	\$1,991,741,700
INGHAM	\$432,732,190	\$2,170,273,754	\$158,895,960	\$6,129,989,842	\$0	\$7,837,350	\$8,899,729,096	\$539,299,438	\$9,439,028,534
IONIA	\$351,793,624	\$155,230,165	\$33,226,743	\$1,208,950,878	\$0	\$5,642,020	\$1,754,843,430	\$101,178,067	\$1,856,021,497
IOSCO	\$51,775,523	\$113,170,983	\$28,268,389	\$1,147,784,694	\$3,540,933	\$6,555,400	\$1,351,095,922	\$58,364,050	\$1,409,459,972

## Appendix 3

### 2006 State Equalized Valuation by County and Classification

COUNTY	Agricultural	Commercial	Industrial	Residential	Timber Cutover	Developmental	Total Real Property	Total Personal Property	Total Real and Personal
IRON	\$11,869,940	\$34,657,039	\$27,384,153	\$414,664,779	\$48,704,123	\$0	\$537,280,034	\$51,329,684	\$588,609,718
ISABELLA	\$284,353,547	\$361,860,709	\$29,064,966	\$1,171,457,630	\$0	\$15,676,800	\$1,862,413,652	\$108,564,527	\$1,970,978,179
JACKSON	\$395,458,939	\$757,658,688	\$277,961,572	\$3,981,675,721	\$0	\$31,114,253	\$5,443,869,173	\$371,390,517	\$5,815,259,690
KALAMAZOO	\$199,186,299	\$1,672,362,039	\$492,479,633	\$5,838,021,440	\$0	\$0	\$8,202,049,411	\$795,172,638	\$8,997,222,049
KALKASKA	\$25,644,700	\$62,006,800	\$10,021,000	\$804,338,330	\$1,951,800	\$0	\$903,962,630	\$110,219,361	\$1,014,181,991
KENT	\$298,452,000	\$4,170,396,000	\$1,896,374,400	\$15,167,250,200	\$0	\$0	\$21,532,472,600	\$1,814,375,719	\$23,346,848,319
KEWEENAW	\$662,485	\$7,819,441	\$208,802	\$151,573,472	\$1,379,083	\$0	\$161,643,283	\$3,223,505	\$164,866,788
LAKE	\$36,026,623	\$45,516,200	\$809,500	\$615,698,000	\$11,462,300	\$0	\$709,512,623	\$13,049,927	\$722,562,550
LAPEER	\$496,143,179	\$328,283,473	\$88,286,369	\$3,089,983,948	\$0	\$33,747,282	\$4,036,444,251	\$184,700,861	\$4,221,145,112
LEELANAU	\$181,850,496	\$184,542,390	\$5,884,398	\$3,048,363,495	\$0	\$0	\$3,420,640,779	\$38,660,631	\$3,459,301,410
LENAAWEE	\$613,013,186	\$430,760,162	\$82,505,600	\$2,682,852,886	\$0	\$13,680,000	\$3,822,811,834	\$221,663,929	\$4,044,475,763
LIVINGSTON	\$316,182,138	\$1,062,943,034	\$474,280,805	\$8,333,462,734	\$0	\$0	\$10,186,868,711	\$454,993,599	\$10,641,862,310
LUCE	\$3,843,150	\$17,234,600	\$2,232,700	\$216,194,143	\$528,100	\$0	\$240,032,693	\$11,766,332	\$251,799,025
MACKINAC	\$13,163,057	\$211,571,730	\$15,896,610	\$892,301,859	\$15,814,552	\$0	\$1,148,747,808	\$84,756,183	\$1,233,503,991
MACOMB	\$243,062,205	\$4,772,274,292	\$2,688,870,799	\$26,786,915,049	\$0	\$124,031,518	\$34,615,153,863	\$2,613,175,056	\$37,228,328,919
MANISTEE	\$50,762,700	\$108,859,200	\$64,200,100	\$1,171,413,250	\$213,000	\$0	\$1,395,448,250	\$108,978,092	\$1,504,426,342
MARQUETTE	\$8,525,618	\$286,560,428	\$118,165,250	\$1,575,921,785	\$54,508,705	\$0	\$2,043,681,786	\$119,569,551	\$2,163,251,337
MASON	\$89,630,900	\$171,250,400	\$277,811,900	\$1,178,576,200	\$0	\$0	\$1,717,269,400	\$88,955,401	\$1,806,224,801
MECOSTA	\$183,806,900	\$150,741,100	\$24,532,800	\$1,149,040,239	\$0	\$0	\$1,508,121,039	\$98,159,700	\$1,606,280,739
MENOMINEE	\$78,351,488	\$46,791,342	\$25,848,130	\$576,991,192	\$6,314,052	\$0	\$734,296,204	\$54,853,017	\$789,149,221
MIDLAND	\$107,618,019	\$342,929,448	\$1,045,078,756	\$2,139,445,028	\$4,103,100	\$231,200	\$3,639,405,551	\$451,252,750	\$4,090,658,301
MISSAUKEE	\$102,866,600	\$28,879,164	\$11,720,800	\$535,662,700	\$0	\$0	\$679,129,264	\$44,065,609	\$723,194,873
MONROE	\$468,961,778	\$784,389,681	\$1,018,368,809	\$4,480,795,902	\$0	\$48,597,403	\$6,801,113,573	\$496,567,248	\$7,297,680,821
MONTCALM	\$364,297,100	\$186,273,500	\$103,460,700	\$1,412,263,669	\$0	\$81,300	\$2,066,376,269	\$133,269,949	\$2,199,646,218
MONTMORENCY	\$17,896,204	\$26,359,700	\$7,206,200	\$548,160,002	\$0	\$0	\$599,622,106	\$58,272,656	\$657,894,762
MUSKEGON	\$106,995,983	\$801,025,900	\$233,087,000	\$3,776,561,850	\$0	\$0	\$4,917,670,733	\$377,486,000	\$5,295,156,733
NEWAYGO	\$180,573,837	\$133,084,700	\$45,569,100	\$1,419,801,390	\$0	\$0	\$1,779,029,027	\$84,853,264	\$1,863,882,291
OAKLAND	\$144,357,345	\$12,704,731,140	\$4,491,747,190	\$54,926,992,118	\$0	\$23,501,580	\$72,291,329,373	\$4,148,396,210	\$76,439,725,583
OCEANA	\$178,389,105	\$90,383,320	\$26,725,264	\$1,232,694,754	\$0	\$0	\$1,528,192,443	\$52,342,372	\$1,580,534,815
OGEMAW	\$79,672,261	\$108,760,444	\$10,037,789	\$869,439,855	\$0	\$0	\$1,067,910,349	\$53,220,121	\$1,121,130,470
ONTONOGON	\$13,222,993	\$16,841,630	\$23,336,440	\$219,902,853	\$34,408,256	\$0	\$307,712,172	\$28,978,315	\$336,690,487
OSCEOLA	\$140,710,650	\$43,948,278	\$25,728,825	\$645,810,645	\$0	\$0	\$856,198,398	\$93,430,857	\$949,629,255
OSCODA	\$11,386,021	\$31,203,587	\$5,598,768	\$437,818,856	\$0	\$0	\$486,007,232	\$24,876,152	\$510,883,384
OTSEGO	\$66,227,650	\$255,516,000	\$47,002,800	\$1,039,178,872	\$0	\$3,563,200	\$1,411,488,522	\$179,865,875	\$1,591,354,397
OTTAWA	\$544,002,792	\$1,238,224,227	\$779,689,659	\$7,856,224,166	\$2,214,350	\$2,175,700	\$10,422,530,894	\$605,691,098	\$11,028,221,992

## Appendix 3

### 2006 State Equalized Valuation by County and Classification

COUNTY	Agricultural	Commercial	Industrial	Residential	Timber Cutover	Developmental	Total Real Property	Total Personal Property	Total Real and Personal
PRESQUE ISLE	\$87,382,600	\$30,558,300	\$23,100,900	\$701,822,300	\$24,801,300	\$14,600	\$867,680,000	\$37,064,169	\$904,744,169
ROSCOMMON	\$5,559,500	\$152,664,245	\$2,639,000	\$1,591,954,829	\$0	\$0	\$1,752,817,574	\$41,100,040	\$1,793,917,614
SAGINAW	\$348,331,836	\$992,373,516	\$152,305,179	\$3,866,451,589	\$0	\$12,127,100	\$5,371,589,220	\$484,829,600	\$5,856,418,820
ST. CLAIR	\$545,800,690	\$670,202,027	\$1,360,410,041	\$5,053,480,633	\$0	\$3,948,236	\$7,633,841,627	\$545,477,448	\$8,179,319,075
ST. JOSEPH	\$344,188,519	\$174,536,581	\$110,649,300	\$1,366,405,722	\$0	\$0	\$1,995,780,122	\$201,911,701	\$2,197,691,823
SANILAC	\$661,355,465	\$133,674,238	\$26,646,745	\$1,127,170,194	\$973,600	\$2,168,700	\$1,951,988,942	\$72,941,163	\$2,024,930,105
SCHOOLCRAFT	\$5,668,351	\$30,867,626	\$10,667,183	\$353,610,277	\$7,165,572	\$0	\$407,979,009	\$55,643,868	\$463,622,877
SHIAWASSEE	\$352,257,400	\$219,706,930	\$34,881,700	\$1,652,325,670	\$0	\$458,600	\$2,259,630,300	\$93,623,050	\$2,353,253,350
TUSCOLA	\$478,606,081	\$116,204,506	\$19,622,900	\$1,145,276,940	\$10	\$179,400	\$1,759,889,837	\$101,406,559	\$1,861,296,396
VAN BUREN	\$301,226,050	\$255,511,700	\$280,802,400	\$2,303,586,213	\$0	\$0	\$3,141,126,363	\$304,328,250	\$3,445,454,613
WASHTENAW	\$452,728,574	\$3,278,325,690	\$912,147,230	\$12,712,166,164	\$0	\$106,570,400	\$17,461,938,058	\$1,083,615,102	\$18,545,553,160
WAYNE	\$50,338,000	\$9,556,462,569	\$4,824,128,290	\$44,031,406,073	\$0	\$82,871,600	\$58,545,206,532	\$5,856,434,191	\$64,401,640,723
WEXFORD	\$48,779,238	\$170,288,342	\$41,131,171	\$932,177,084	\$0	\$0	\$1,192,375,835	\$80,908,184	\$1,273,284,019
<b>TOTAL</b>	<b>\$16,624,024,168</b>	<b>\$59,155,491,285</b>	<b>\$25,387,479,560</b>	<b>\$305,585,093,273</b>	<b>\$389,308,402</b>	<b>\$642,946,385</b>	<b>\$407,784,343,073</b>	<b>\$28,636,911,872</b>	<b>\$436,421,254,945</b>

## APPENDIX 4

### STATE EQUALIZED VALUATION & TAXABLE VALUATION STATE-WIDE TOTALS BY CLASSIFICATION

2006		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$16,624,024,168	\$8,318,089,411
Commercial	\$59,155,491,285	\$46,241,418,568
Industrial	\$25,387,479,560	\$21,548,522,986
Residential	\$305,585,093,273	\$235,415,312,805
Timber - Cutover	\$389,308,402	\$148,564,733
Developmental	\$642,946,385	\$277,798,454
<b>Total Real Property</b>	<b>\$407,784,343,073</b>	<b>\$311,949,706,957</b>
<b>Total Personal Property</b>	<b>\$28,636,911,872</b>	<b>\$28,596,054,092</b>
<b>Total Real &amp; Personal Property</b>	<b>\$436,421,254,945</b>	<b>\$340,545,761,049</b>
2005		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$17,079,396,204	\$8,383,477,970
Commercial	\$56,219,956,715	\$43,823,673,918
Industrial	\$24,824,342,675	\$20,944,247,274
Residential	\$287,801,333,413	\$219,514,861,235
Timber - Cutover	\$395,413,865	\$152,472,319
Developmental	\$584,678,018	\$260,068,544
<b>Total Real Property</b>	<b>\$386,905,118,890</b>	<b>\$293,078,801,260</b>
<b>Total Personal Property</b>	<b>\$28,891,772,515</b>	<b>\$28,780,249,167</b>
<b>Total Real &amp; Personal Property</b>	<b>\$415,796,891,405</b>	<b>\$321,859,050,427</b>
2004		
	<b>State Equalized Valuation</b>	<b>Taxable Valuation</b>
Agricultural	\$15,898,969,406	\$8,187,227,815
Commercial	\$53,021,398,105	\$41,568,134,188
Industrial	\$23,776,959,348	\$20,403,101,673
Residential	\$270,087,361,385	\$205,347,396,782
Timber - Cutover	\$365,187,319	\$149,911,940
Developmental	\$549,118,516	\$268,191,452
<b>Total Real Property</b>	<b>\$363,698,994,079</b>	<b>\$275,923,963,850</b>
<b>Total Personal Property</b>	<b>\$28,923,135,084</b>	<b>\$28,773,492,460</b>
<b>Total Real &amp; Personal Property</b>	<b>\$392,622,129,163</b>	<b>\$304,697,456,310</b>



2003		
	<b><u>State Equalized Valuation</u></b>	<b><u>Taxable Valuation</u></b>
Agricultural	\$14,490,357,406	\$8,025,165,638
Commercial	\$50,419,526,422	\$39,673,211,156
Industrial	\$22,918,860,554	\$19,689,070,248
Residential	\$251,936,860,990	\$191,724,452,369
Timber - Cutover	\$349,773,953	\$149,194,567
Developmental	\$665,360,312	\$336,885,499
<b>Total Real Property</b>	<b>\$340,780,739,637</b>	<b>\$259,597,979,477</b>
<b>Total Personal Property</b>	<b>\$28,744,557,690</b>	<b>\$28,661,686,664</b>
<b>Total Real &amp; Personal Property</b>	<b>\$369,525,297,327</b>	<b>\$288,259,666,141</b>

2002		
	<b><u>State Equalized Value</u></b>	<b><u>Taxable Valuation</u></b>
Agricultural	\$13,382,059,973	\$7,910,624,969
Commercial	\$46,474,852,558	\$37,625,005,929
Industrial	\$20,553,734,463	\$18,082,510,606
Residential	\$231,990,810,111	\$180,641,155,820
Timber - Cutover	\$310,277,815	\$151,641,388
Developmental	\$632,686,194	\$341,350,604
<b>Total Real Property</b>	<b>\$313,344,421,114</b>	<b>\$244,752,289,316</b>
<b>Total Personal Property</b>	<b>\$30,370,832,298</b>	<b>\$30,288,573,661</b>
<b>Total Real &amp; Personal Property</b>	<b>\$343,715,253,412</b>	<b>\$275,040,862,977</b>

## APPENDIX 5

### 5 YEAR SUMMARY OF STATE ASSESSED PROPERTIES

2006					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits*	Net Tax*
Railroad Companies	\$456,617,700	\$23,611,701		\$124,277,912	\$78,287
Telephone Companies	\$2,048,354,867	\$105,920,430		\$21,910,486	\$84,011,476
Car Loaning Companies	\$77,075,200	\$3,985,559		\$9,440,095	\$931,584
<b>Totals</b>					
2005					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits	Net Tax
Railroad Companies	\$425,705,300	\$22,000,450		\$21,991,137	\$9,313
Telephone Companies	\$2,175,876,600	\$112,449,303	51.68	\$13,391,145	\$99,058,158
Car Loaning Companies	\$78,022,500	\$4,032,203		\$2,885,007	\$1,147,196
<b>Totals</b>	\$2,679,604,400	\$138,481,955		\$38,267,288	\$100,214,667
2004					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits	Net Tax
Railroad Companies	\$375,734,700	\$19,132,411		\$19,132,411	0
Telephone Companies	\$2,156,918,287	\$112,246,028	50.92	\$12,297,496	\$99,948,532
Car Loaning Companies	\$77,641,900	\$4,040,484		\$1,717,617	\$2,322,867
<b>Totals</b>	\$2,610,294,887	\$135,418,923		\$33,147,524	\$102,271,399
2003					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits	Net Tax
Railroad Companies	\$358,025,934	\$18,631,670		\$18,631,670	0
Telephone Companies	\$2,428,858,498	\$126,397,796	52.04	\$3,541,967	\$122,855,829
Car Loaning Companies	\$82,270,200	\$4,281,341		\$2,716,851	\$1,564,491
<b>Totals</b>	\$2,869,154,632	\$149,310,807		\$24,890,488	\$124,420,319
2002					
	Final Taxable Valuation	Tax Levied	Millage Rate	Credits	Net Tax
Railroad Companies	\$348,322,900	\$17,907,280		\$17,902,147	\$5,133
Telephone Companies	\$2,739,139,900	\$140,819,182	51.41		\$140,819,182
Car Loaning Companies	\$81,716,000	\$4,201,020		\$1,890,124	\$2,310,896
<b>Totals</b>	\$3,169,178,800	\$162,927,482		\$19,792,271	\$143,135,211

\* Available credits or railroad companies are for track and right-of-way maintenance and railcar maintenance as provided in MCL 207.13(2), MCL 207.13a(5)(b)(ii), and MCL 207.13a (5)(b)(i) . 2006 reflects total credits available and matches assessment roll as adopted by the State Tax Commission.

## APPENDIX 6

### 2006 STATE TAX COMMISSION BULLETINS

Number	Title
2006-01	**Random Week for "Qualified Business"
2006-02	**2006 Appeal Procedures
2006-03	**2006 Board of Review
2006-04	**Millage Requests & Millage Rollbacks
2006-05	Authority of the July or December Board of Review to Correct Qualified Errors
2006-06	**County Multipliers for 2006
2006-07	Transfers of Qualified Agricultural Property
2006-08	**2007 Property Tax and Collections Calendar
2006-09	**Equalization Calendar and Equalization of Assessments
2006-10	**Inflation Rate Multiplier Used in the 2007 Capped Value Formula
2006-11	**Procedural Changes for the 2007 Assessment Year.
2006-12	**Tax Tribunal Interest Rate For 2006
2006-13	Changes in the 2007 Personal Property Statement
2006-14	** Random Week for Qualified Businesses for 2007
2006-15	** 2007 Appeal Procedures
2006-16	** 2007 Board of Review
2006-17	Procedure for Equalization of Property Owned by DNR
2006-18	**Certified Prevailing Institutional Lending Rates of Interest

\*\*Indicates bulletins that are issued annually to provide updated information for the current year

Note: This table and each bulletin can be accessed on the State Tax Commission Web site at [www.michigan.gov/treasury](http://www.michigan.gov/treasury), select Local Government, then State Tax Commission.